

From: georgew@cox.net [mailto:georgew@cox.net]
Sent: Monday, October 24, 2005 5:16 PM
To: ATR-Real Estate Workshop
Subject: Competition and the Real Estate Workshop"

Project No. V050015 (Also Attached Letter)

From my perspective, the new policy is a win-win for consumers and REALTORSR.

It works for consumers because it gives home sellers a choice whether to permit marketing of their property on the Internet and in selecting an MLS member with whom they want to work. It allows them to "opt-in" and have their property displayed on other brokers' Web sites even if they are working with a broker who does not participate in sharing his listings for display by his competitors. And it works for REALTORSR because it gives us the right to control where our listings are displayed on the Internet.

George W. Lodge
<<http://www.georgewlodge.com/zmail/images/logo.jpg>>
Phone: 571-217-5981
Fax: 866-463-2157

www. <<http://www.soldstreetusa.com/>> SoldStreetUSA.com

November 22, 2005

Antitrust Division
U.S. Department of Justice
Liberty Place, Suite 300
Attention: Lee Quinn
325 7th Street, NW
Washington, DC 20530

The MLS is a cooperative, broker-to-broker offer of cooperation and compensation that help both brokers and customers buy and sell homes. It is not a public utility, nor should it be.

The beauty of the MLS is that it allows real estate brokerages of every size to compete on a level playing field. It gives all of us access to an inventory of property listings that we are able to show and sell to our clients.

The MLS doesn't discriminate. All MLS members are treated equally, regardless of their size or their business model, and yet the rights of property owners and their listing brokers are respected. The rules of the MLS achieve a delicate balance between respecting the rights of listing brokers so they will continue to be willing to contribute their inventory of listings and permitting cooperating brokers the ability to show those listings and be assured of receiving compensation if they bring about a successful sale.

George W. Lodge